

June 21, 2005

**MINUTES OF AN ADJOURNED REGULAR
MEETING OF THE TORRANCE CITY COUNCIL**

1. CALL TO ORDER

The Torrance City Council convened in an adjourned regular meeting at 5:30 p.m. on June 21, 2005, in Council Chambers.

ROLL CALL

Present: Councilmembers Lieu, McIntyre, Mauno, Nowatka, Scotto, Witkowsky, and Mayor Walker.

Absent: None.

Also Present: City Manager Jackson, City Attorney Fellows, City Clerk Herbers and other staff representatives.

17. EXECUTIVE SESSION

The Council immediately recessed to closed session to confer with the City Manager and the City Attorney on the agenda matters listed under 17.A) Conference with Labor Negotiator; and 17.B) Conference with Legal Counsel – Existing Litigation pursuant to California Government Code Sections 54957.6 and 54956.9(a).

The City Council reconvened at 7:04 p.m.

2. FLAG SALUTE/INVOCATION

The Pledge of Allegiance was led by Councilmember Lieu.

The invocation was given by Councilmember Witkowsky.

3. AFFIDAVIT OF POSTING/WAIVE FURTHER READING

MOTION: Councilmember Mauno moved to accept and file the report of the City Clerk on the posting of the agenda for this meeting. The motion was seconded by Councilmember Scotto and a voice vote reflected unanimous approval.

MOTION: Councilmember Mauno moved that after the City Clerk has read aloud the number and title to any resolution or ordinance on the meeting agenda, the further reading thereof shall be waived, reserving and guaranteeing to each Councilmember the right to demand the reading of any such resolution or ordinance in regular order. The motion was seconded by Councilmember Scotto and a roll call vote reflected unanimous approval.

4. WITHDRAWN OR DEFERRED ITEMS

None.

5. COUNCIL COMMITTEE MEETINGS AND ANNOUNCEMENTS

Councilmember Nowatka announced that the 25th annual 4th of July Celebration at Wilson Park would begin at 11 a.m. with the fireworks show at 9 p.m. Free shuttle buses

operate between 9 a.m. 10 p.m. from both the Civic Center and Del Amo Fashion Center to Wilson Park.

6. COMMUNITY MATTERS

6A. RESOLUTION 2005-35 RE JEANNINE JORDAN

Resolution No. 2005-35 honoring Jeannine Jordan upon her retirement from the City after twenty-six years of service.

RESOLUTION NO. 2005-35

A RESOLUTION OF THE CITY COUNCIL OF THE CITY
OF TORRANCE HONORING JEANNINE JORDAN UPON
HER RETIREMENT FROM THE CITY AFTER TWENTY-
SIX YEARS OF SERVICE.

MOTION: Councilmember Scotto moved to adopt Resolution No. 2005-35. Councilmember Nowatka seconded the motion and a roll call vote reflected unanimous approval.

Councilmember McIntyre read the resolution, Mayor Walker presented Ms. Jordan with a plaque and Fire Chief Bongard commended her for her tireless service to the city.

7. CONSENT CALENDAR

7A. APPROVAL OF MINUTES OF APRIL 12 AND 19, 2005

Approval of minutes of April 12 and April 19, 2005.

7B. CERTIFICATE OF DEPOSIT RELEASE FOR TRACT MAP NO. 54148

Recommendation

Recommendation of the **Community Development Director** that City Council approve the release of a Certificate of Deposit in the amount of \$491,440 for Tract Map No. 54148, which was subdivided by 190th Street Industrial, LLC, and is located at the northwest corner of Van Ness Avenue and 190th Street.

7C. CONTRACTS RE SENIOR CITIZENS PROGRAM EXCURSIONS

Recommendation

Recommendation of the **Community Services Director** that City Council approve contracts with Main Street Tours in the amount of \$24,500 and with American Travel Tours in the amount of \$15,242, for a total amount not to exceed \$39,742, for Senior Citizens Program excursions planned for the months of July through December, 2005.

7D. FIT KIDS GYMNASTICS CENTER INC. RE WILSON PARK SPORTS CENTER

Recommendation

Recommendation of the **Community Services Director** that City Council approve an agreement with Fit Kids Gymnastics Center Inc., to provide gymnastics

classes at the Wilson Park Sports Center, in an amount not to exceed \$44,100. The cost of the agreement is completely offset by participant fees.

7E. GRANT PROGRAM AWARDS FOR NON-PROFIT ARTS ORGANIZATIONS

Recommendation

Recommendation of the **Cultural Arts Commission** and the **Community Services Director** that City Council approve funding under the Fiscal Year 2005-2006 Grant Program for Non-Profit Arts Organizations to be awarded to El Camino College Foundation (\$1,000), Ted Tanouye Memorial Foundation (\$1,000), Torrance Cultural Arts Center Foundation (\$1,000), Torrance Historical Society (\$1,000) and the Torrance Symphony Association (\$1,000).

7F. EXAMINATION FOR TRANSIT DIRECTOR POSITION

Recommendation

Recommendation of the **City Manager, Human Resources Director** and the **Civil Service Commission** that City Council authorize an examination to fill the position of Transit Director on an open competitive basis.

7G. FOURTH AMENDMENT TO LEASE RE SKYPARK RPR ASSOCIATES II

Recommendation

Recommendation of the **Land Management Team** that City Council authorize the Mayor to execute and the City Clerk to attest to a Fourth Amendment to Lease by and between the City of Torrance as Landlord and Skypark RPR Associates II, a California Limited Partnership, as Tenant which extends the original lease term from an expiration of January 9, 2039 to June 24, 2055 for City-owned property located at 2780 Skypark; and it is further recommended that the City Council consent on a one-time basis to a medical office use at the subject site for a sub-lease to Irwin Savodnik, M.D., Inc.

7H. VOCATIONAL TRAINING RE EL CAMINO AND MARIC COLLEGES

Recommendation

Recommendation of the **Human Resources Director** that City Council authorize the execution of new vocational training agreements with El Camino College (\$150,000) and Maric College (\$150,000).

7I. AGREEMENT EXTENSIONS FOR CLASSROOM TRAINING

Recommendation

Recommendation of the **Human Resources Director** that City Council authorize the execution of amendments to extend agreements for classroom training to December 31, 2006 with California State University Long Beach (C2000-269), Bryman College (C2002-261), Professional Career Institute (C2002-221), RWM Fiber Optics Incorporated (C2003-069), and Brem Industries Incorporated dba California Career Schools (C2000-223).

7J. PROPERTY INSURANCE PURCHASE

Recommendation

Recommendation of the **Human Resources Director** that City Council approve the purchase of property insurance at a premium of \$94,023.

7K. NON-OWNED DISPOSAL SITE POLLUTION LIABILITY INSURANCE

Recommendation

Recommendation of the **Public Works Director** and **Human Resources Director** that City Council approve the renewal purchase of Non-Owned Disposal Site Pollution Liability Insurance from Indian Harbor Insurance Company, through Driver-Alliant Insurance Services, the City's insurance broker, at a premium of \$59,971.66. The policy period will be July 1, 2005 to July 1, 2006.

7L. AFFIRMATION OF COUNCIL COMMITTEES AND BOARD APPOINTMENTS

Recommendation

Recommendation of the **City Manager** that City Council affirm appointments from its membership to the following Council Committees and Boards:

- 1) City Council Appointments to outside Regional Boards and Agencies
- 2) City Council Ad Hoc Committees
- 3) City Council Liaisons

7M. LEASE TERMINATION CLAUSE RE RODRIGUEZ COMMUNICATIONS

Recommendation

Recommendation of the **Land Management Team** that City Council acknowledge the exercising of the termination clause in lease C2000-129 between the City of Torrance and Spanish Broadcasting System as successor in interest to a lease between the City of Torrance and Rodriguez Communications Inc. for City-owned property located on Calle de Arboles.

7N. VENDOR CONTRACT RE PARKS EXXON/MOBIL

Recommendation

Recommendation of the **General Services Director** and the **Chief of Police** that City Council authorize a vendor contract with Parks Exxon/Mobil located at 3401 Torrance Blvd., Torrance, CA. The total expenditure for this contract is not to exceed \$145,000. This vendor contract will provide for the purchase of unleaded 87 Octane gasoline for use in Torrance Police Department vehicles pending completion of upgrades to the City's underground gasoline storage tanks located at the City Yard and the Torrance Airport. The vendor contract will be effective June 22, 2005 through September 30, 2005.

7O. PAUL NARET AGREEMENT RE SURF CAMPS AT TORRANCE BEACH

Recommendation

Recommendation of the **Community Services Director** that City Council approve an agreement with Paul Naret, to provide Surf camps at Torrance Beach, in an amount not to exceed \$24,920. The agreement is completely offset by participant fees.

7P. SECOND AMENDMENT AGREEMENT RE WOODRUFF, SPRADLIN & SMART

Recommendation

Recommendation of the **City Attorney** that City Council:

- 1) Approve the Second Amendment to the Letter Agreement with the law firm of Woodruff, Spradlin & Smart for legal services in Chappel v. City of Torrance, et al (C2004-168) for an additional \$35,000 for an amount not to exceed \$209,000; and
- 2) Appropriate \$35,000 from the Self-Insurance Fund Reserve.

MOTION: Councilmember Witkowsky moved to approve items 7a through 7p, as written. Councilmember McIntyre seconded the motion and a roll call vote reflected unanimous approval.

8. COMMUNITY SERVICES

8A. ORDINANCE NO 3665 RE FOOD SERVICE PARKING

Recommendation of the **Community Services Director** that City Council adopt an **ORDINANCE** regulating the parking of vehicles, carts, etc. from which food products or merchandise are sold on City parks and park parking lots.

Community Services Director Barnett indicated that the ordinance would greatly enhance public safety with the ability to cite non-compliant vendors.

Responding to Councilmember Scotto, Community Services Director Barnett explained that the ordinance would not limit the use of the park but rather mitigate certain problems.

City Attorney Fellows clarified that the ordinance would provide the opportunity for snack breaks rather than a permanent sidewalk vendor. He suggested that if the Council wanted further restrictions that they implement the proposed ordinance as written and provide staff with additional instruction for limitation.

Councilmember Scotto preferred a more restrictive ordinance and expressed concern that additional hazards could be created with vendors coming and going who will compete with vendors that pay to be there and who should be protected.

Councilmember Witkowsky questioned whether language could be added to the ordinance to provide proof to the City that the food provided meets a certain health standard.

Administrative Analyst Witzansky explained that in order to operate in the City of Torrance, vendors must obtain a business license and prior to receiving a business license, the vendors must be inspected by the County Health Department. He added that business licenses must be presented upon request and that the ordinance will provide the Park Rangers with a tool for enforcement.

Mayor Walker indicated that not all concerns had been addressed and Administrative Analyst Witzansky acknowledged that the ordinance was a step in the process.

MOTION: Councilmember Scotto moved to concur with the staff recommendation. Councilmember Witkowsky seconded the motion and a roll call vote reflected unanimous approval.

ORDINANCE NO. 3665

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF TORRANCE ADDING A NEW SECTION 8 OF ARTICLE 2 OF CHAPTER 9 OF DIVISION 4 REGULATING THE PARKING OF VEHICLES, CARTS, ETC FROM WHICH FOOD PRODUCTS OR MERCHANDISE ARE SOLD ON CITY PARKS AND CITY PARK PARKING LOTS.

MOTION: Councilmember Scotto moved to adopt Ordinance No. 3665. Councilmember Witkowsky seconded the motion and a roll call vote reflected unanimous approval.

MOTION: Councilmember Scotto moved that staff return with restrictions on specific dates regarding events or programs anticipated with large crowds. Councilmember Witkowsky seconded the motion and a roll call vote reflected unanimous approval.

8B. CONTRACT RE LAGO SECO PARK DEVELOPMENT PROJECT

Recommendation of the **Community Services Director** that City Council:

- 1) Award a contract to PIMA Corporation for \$1,760,575 with a 5% contingency of \$88,029, for the construction of the Lago Seco Park Development Project (FEAP #331) (B2005-14);
- 2) Authorize \$88,029 for interdepartmental services related to the project;
- 3) Approve Amendment #2 to the agreement with V2C Group, Inc. (C2002-268) extending the term of service through March 31, 2006 to allow for project management assistance;
- 4) Transfer \$586,082 of Proposition 12 Per-Capita Funds dedicated to the Torrance Park Redevelopment Project (FEAP #332) to the Lago Seco Park Project (FEAP #331);
- 5) Transfer \$48,399 of Proposition 12 Per-Capita Funds dedicated to the Joslyn Gallery Renovation Project (FEAP #336) to the Lago Seco Park Project (FEAP #331) and appropriate \$48,399 in Parks and Recreation Open Space Funds to (FEAP 336) to replace the transferred monies; and
- 6) Appropriate \$429,176 available through the Proposition 12 Roberti-Z'berg-Harris Grant Program, and \$386,441 from the Parks and Recreation Open Space Fund to finance the balance of the expenditure.

Councilmember Lieu congratulated Community Services Director Barnett on securing funds for the project and then provided background on the item and explained that when playground equipment is replaced recycled materials are used wherever possible.

Councilmember Scotto questioned whether soccer could be accommodated and Community Services Director Barnett indicated that the park had enough room for practices in the area but not for formal games.

Councilmember McIntyre complimented staff on their efforts and was pleased that the community gardens had not been diminished in any way.

Mayor Walker questioned whether there would be firm aesthetic requirements for the community gardens and Community Services Director Barnett indicated that peripheral landscape buffering could improve the look of the gardens.

Tom Brewer, Evalyn Avenue, reported working with the Community Services Department and he thanked John Jones, Mike Wilson, Brian Sunshine and Gene Barnett for their efforts.

MOTION: Councilmember Scotto moved to concur with the staff recommendation. Councilmember McIntyre seconded the motion and a roll call vote reflected unanimous approval.

11. ADMINISTRATIVE MATTERS

11A. TPSA, ENGINEERS, AND FISCAL EMPLOYEE MOUS RE PARS

Recommendation of the **City Manager** that City Council:

- 1) Adopt a **RESOLUTION** authorizing the City Manager to designate the City Treasurer as PARS Plan Administrator and execute the necessary documents; and
- 2) Adopt supplemental MOUs for TPSA, Engineers, and Fiscal Incorporating reference to the plan.

Leslie Cortez, Vice President of the Torrance Professional Supervisory Association (TPSA), thanked the Council, Kathy Keane and Melody Lawrence for their support in seeking enhanced retirement benefits for their members.

Bill Byron, President of TPSA, felt that the changes would provide a valuable benefit for their members and would also prove to be a valuable recruitment tool.

Ezekiel Hill, Vice President of the Engineers, thanked the City Council for their help with the item.

MOTION: Councilmember Scotto moved to accept the staff recommendation. Councilmember McIntyre seconded the motion and a roll call vote reflected unanimous approval.

RESOLUTION NO. 2005-37

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AUTHORIZING THE ESTABLISHMENT OF THE PUBLIC AGENCY RETIREMENT SYSTEM SUPPLEMENTAL RETIREMENT PLAN.

MOTION: Councilmember Scotto moved to adopt Resolution No. 2005-37. Councilmember McIntyre seconded the motion and a roll call vote reflected unanimous approval.

RESOLUTION NO. 2005-38

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING RESOLUTION NO. 2004-34 SETTING FORTH HOURS, WAGES, AND WORKING CONDITIONS FOR EMPLOYEES REPRESENTED BY THE TORRANCE PROFESSIONAL AND SUPERVISORY ASSOCIATION (TPSA) (PARS DEFINED BENEFIT).

MOTION: Councilmember Scotto moved to adopt Resolution No. 2005-38. Councilmember Witkowsky seconded the motion and a roll call vote reflected unanimous approval.

RESOLUTION NO. 2005-39

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING RESOLUTION NO. 2004-35 SETTING FORTH CHANGES REGARDING HOURS, WAGES, AND WORKING CONDITIONS FOR EMPLOYEES REPRESENTED BY THE ENGINEERS (PARS DEFINED BENEFIT).

MOTION: Councilmember Scotto moved to adopt Resolution No. 2005-39. Councilmember McIntyre seconded the motion and a roll call vote reflected unanimous approval.

RESOLUTION NO. 2005-40

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE AMENDING RESOLUTION NO. 2004-36 SETTING FORTH CHANGES REGARDING HOURS, WAGES, AND WORKING CONDITIONS FOR EMPLOYEES REPRESENTED BY THE TORRANCE FISCAL EMPLOYEES ASSOCIATION (TFEA) (PARS DEFINED BENEFIT).

MOTION: Councilmember Scotto moved to adopt Resolution No. 2005-40. Councilmember McIntyre seconded the motion and a roll call vote reflected unanimous approval.

11B. FISCAL YEAR 2005-2006 CAPITAL AND 2005-2007 OPERATING BUDGETS

Recommendation of the **Finance Director** that City Council:

- 1) Review and finalize decision making with respect to wages and potential State budget action;
- 2) Adopt Fiscal Years 2005-2007 Two-Year Operating Budget as amended to incorporate above decisions; and
- 3) Adopt Fiscal Year 2005-2006 Operating Budget **RESOLUTION** and the 2005-2006 Capital Budget **RESOLUTION** as amended to incorporate above decisions

Mayor Walker reported that supplemental material was available at the back of the auditorium.

City Manager Jackson provided background information on the item and Finance Director Tsao provided a brief summary of the material of record.

Mayor Walker addressed the proposal to eliminate Fourth of July fireworks noting that he had been working with some of the major companies in the city to establish long term funding and he reported that the Mills Corporation would fund fireworks for 2006 and indicated they would also help with the Rose Float and the Armed Forces Day Parade which have also been having budget difficulties.

City Manager Jackson suggested that funds be used for the Armed Forces Day Parade at this point since the Rose Float was currently over budget and both items could be evaluated at a later date.

Ann Smisek, Tomlee Avenue, Cultural Arts Commissioner and President of the Torrance Cultural Arts Center Foundation, cited the success and importance of the summer musicals and asked that the Council work to retain them.

Perry Shields, MacAffee Road, reported his positive experiences with the summer musicals and cited the importance of arts in a vibrant community.

Mayor Walker pointed out that there were numerous recommendations and he suggested that speakers be concise and not repeat themselves.

Betty Holland, West 173rd Street, expressed support for the summer musical.

Steven Robbins, Parks and Recreation Commissioner, expressed concerns with budget cuts noting that population increases necessitate that city leaders do not lose sight of the importance of quality of life programs and services for the community. He listed critical programs including free or subsidized youth and senior programs, part-time coaching opportunities, development and maintenance of open space, and increased focus on education, cultural arts programs, and health and wellness issues.

City Manager Jackson clarified that the City needed to achieve \$460,200 in savings and Mayor Walker suggested reallocating a cement crew to balance the budget.

Councilmember Lieu indicated that it was his understanding that the capital budget could be used to fund the cement crew for one year. City Manager Jackson explained that would have to be evaluated at a later date to establish what offsets within the capital budget would carry that forward and a transference of the crew expense to the capital budget would bring them down to \$160,000. City Manager Jackson reported concerns about the size of the trees.

City Manager Jackson suggested the elimination of the Torrance Area Youth Band as there has not been a contribution in a couple of years and Councilmember Scotto noted that these cuts were suggested to forestall cutting employees.

Councilmember Nowatka reiterated that most of the cuts would not occur if the Council voted to eliminate the cement crew which would free up additional funds to keep the summer musical and other items.

Donald Powellson, Elgar Avenue, AFSCME Local 1117, expressed concern with cutting a cement crew. City Manager Jackson clarified that they were not proposing the eliminate the crew but rather to reallocate those charges. Mr. Powellson suggested recycling concrete and other measures to achieve long term savings.

Senior Planning Associate Chun pointed out that the current budget proposal called for reductions to staff including key staff members in the Community Development department mainly impacting Planning and Traffic Engineering functions and she felt the changes would diminish the level and quality of service received by the public.

Senior Planning Associate Richardson urged the Council not to support the proposed elimination of clerical positions in the Community Development department which would affect the quality of customer services to citizens and result in phone and counter delays and longer waits for citizens to get assistance. She pointed out that with the recent addition of Building and Safety functions, the number of calls handled had

increased and reductions in staff would result in delays in the preparation of reports, mailings, public notices and the processing of cases and administrative approval.

Senior Planning Associate Lodan opposed the proposed downgrading of the Principal Planner position noting that the proposal had occurred after the list of candidates had been generated for the vacant position. He indicated that the department had not objected to prior reorganizations or efficiencies that would not downgrade public service but he expressed grave concern with eliminating a position responsible for Redevelopment, Housing and for the General Plan function. He noted that the action would create a void in leadership of the division responsible for the Historic Preservation program, the General Plan, and leadership for Housing and Redevelopment functions and regional issues connected with the South Bay Council of Governments. Mr. Lodan asserted that adding to the already overworked managers would be detrimental to the work they try to produce and while there would be some budget savings, the cost of diminished service would outweigh the benefits to the general fund.

Associate Planner Joe reported positive experiences in the Community Development department and he hoped that the department would continue to maintain a high level of service in the future.

Yolanda Gomez, a Community Development Department employee for 12 years reported that she works on the front lines of customer contact and knows how the cuts will affect services. She questioned how the determination was made that the cuts were acceptable and noted that resignations and retirements had already created an overburdened staff. She observed that Planning staff works overtime to get the job done without pay because they are responsible professionals who care and know that they are being counted on to process projects in a timely manner. They are dedicated to the City's best interests and she questioned how the proposed cuts would serve the citizens noting that businesses have already soured on Torrance because of delays and comments have been heard that Torrance is not business friendly.

Ms. Gomez questioned whether there were reserves to tap into and she asked whether the 2 ½ % contingency could be used for such a vital service. She suggested that non-safety related items be examined noting that the remaining departments were being asked to take an unfair and unreasonable burden.

Debbie Hayes, Post Avenue, President of the Old Torrance Neighborhood Association, acknowledged the challenge of balancing the budget and respectfully requested that the Council reconsider the downgrade of the Principal Planner in the Community Development department noting that would add to the workload of the remaining employees and would take away promotional opportunities. She pointed out that the core group of people in touch with the City need to remain strong and she reminded the Council that a division head had been lost in the previous budget and now the department is being asked to lose another. Ms. Hayes read the mission statement for the department and observed that although the department works to stay on track they are continually asked to take on new projects like the General Plan which is vital to the City in addition to Historical Preservation and their daily responsibilities.

Councilmember Scotto received clarification from City Manager Jackson on the salaries of various affected positions.

Responding to Councilmember Mauno, City Manager Jackson explained that the Council could designate that after the budget is approved, if resources come available some positions can be reestablished but he felt that the odds were not good for that this year.

Councilmember Mauno felt it important to prioritize which items could be restored if funds become available as conditions can change quickly and the City recognizes that those are important positions.

Janet Payne, Engracia, expressed opposition to the proposed cuts and related that she had worked with Community Development staff for over 25 years and has seen work loads increase with employees working many overtime hours on the General Plan and Historic Preservation. She suggested that the Mills Company might be interested in contributing funds if planning staff are not be able to process their paperwork for the mall in a timely manner.

Mayor Walker objected to what he felt were unkind comment to a generous company who helped the City preserve fireworks and Ms. Payne suggested that citizens could be also asked to donate funds for special programs. She added that people would be displeased if they were not serviced.

Ms. Payne questioned why Police and Fire did not sustain cuts when they have indicated that they can still maintain their level of services with those cuts and City Manager Jackson reported that Police and Fire had submitted possible cuts as part of a contingency plan brought forward and the Council did not concur with the recommended cuts proposed.

Mayor Walker clarified that the department had been mandated to come up with percentage cuts and the Council determined not to make those cuts.

Ms. Payne questioned how other departments felt when they take cuts but Police and Fire do not when they have indicated that the cuts would not affect their services to the City and she expressed hope that the City would find a way to not eliminate Community Development department positions as they are crucial in keeping the City in balance with the development going forward.

Greg Ferguson, Vice President, AFSCME Local 1117, acknowledged that budget cuts are never easy but he noted that the cuts make it more difficult for those left to pick up the slack. He expressed trust in the Council to make the right decisions.

Responding to Councilmember Scotto, Community Development Director Gibson indicated that the department had 10 secretary and clerk typist positions, some of which are currently vacant and he clarified that those positions slated for elimination are vacant now.

Councilmember Scotto acknowledged that cutting back would not be wise at this time and he questioned whether it would make more sense to take a secretary from Public Works and restore the Community Development secretary. He commented that the cuts would impact a department that is being asked to do a lot in the coming year.

City Manager Jackson indicated comparable needs in both departments but agreed that one position could be traded for the other. Community Development Director

Gibson reported that one position had been vacant for six months and the other had been vacant for one year.

City Manager Jackson reported that the position in Public Works had also been vacant for a long time.

Councilmember McIntyre asked for clarification in the difference between downgrading the Principal Planner to a Supervisor and Community Development Director Gibson indicated that a job specification had not yet been established but he envisioned the position below the level of Principal Planner but above the Senior Associate level with the position taking on more responsibility for a portion of a larger division that might be created as a result of potential changes in the department as a result of the reductions.

Councilmember McIntyre questioned the handling of the work load given the vacancy in the position for a long time and Community Development Director Gibson explained that the workload did not change but staff members had assumed responsibility without assuming the position. Staff has done what it takes to complete the tasks mandated by state law and has tried to meet the demands of the department without enjoying benefits of the position.

Responding to questions from Councilmember McIntyre regarding the level of employee satisfaction, City Manager Jackson reminded her that the department was large and included many different functions. Community Development Director Gibson was not sure about the level of job satisfaction but he noted that staff is dedicated and if they were not committed they would not be devoting their time to it.

Councilmember Scotto questioned whether Community Development Director Gibson would choose to downgrade the Planner or eliminate a Public Works secretary and Community Development Director Gibson indicated that the situation would need to be looked out to see how they could best benefit from the choice but he was not prepared to make that decision on the spot.

City Manager Jackson indicated that the budget was flexible and the recommendation would be to restore the secretary position in Community Development, delete the Public Works secretary and instruct staff to explore and evaluate.

Councilmember Scotto clarified that the money was available to hire a secretary rather than downgrade the Planner and the latitude is available to do either thing.

Councilmember Lieu acknowledged that more work had been given to the department with the General Plan Historical Preservation and Green Building programs but he noted that once those programs were in place, recurring staff would not be necessary. He suggested hiring consultants to look at those issues and City Manager Jackson pointed out that the budget for consultants had been cut. Councilmember Lieu acknowledged that but pointed out that consultant fees were onetime uses and City Manager Jackson noted that might have to be carried forward to Capital Budget considerations for one time funding instead of the Operating Budget as a continuing amount.

Bonnie Mae Barnard, Gramercy, Save Historic Old Torrance, reported working closely with Community Development and she thanked them for all their hard work. She noted that Councilmember Mauno had alluded to the fact that more money could be

coming available from the county and she asked that other options be considered rather than cutting positions in the Community Development department which is crucial to the community.

Mayor Walker indicated that many revenue estimates have been made and City Manager Jackson explained that the growth of property tax had already been taken into consideration and they had been able to reduce cuts substantially.

Mayor Walker suggested eliminating the Public Works secretary at \$60,600, reinstituting the Community Development department secretary, giving staff the latitude to discuss internal usage of those funds in the department and taking discussion papers 1, 2, 3, 8 and reallocating 9 and show a revenue source for the fireworks and a revenue source for the Armed Forces Day parade. City Manager Jackson indicated that if a motion is taken on that there would be a balanced budget with \$1.2 million contingency as brought forward.

Finance Director Tsao clarified that the Council was choosing to concur on the ultimate contingencies, 1) increasing spending on after school clubs, 2) increasing revenue for swim classes, 3) reducing the size of replacement street trees, 8) eliminating the Torrance Area Youth contribution, 9) eliminating a cement crew and finding different funding for that using the Capital Budget vs. the Operating Budget, and 12) eliminating a secretary in Public Works and transferring that to Community Development to see how it is best used over there. He also noted a revenue source of \$23,000 from the Mills Corporation for fireworks and \$50,000 for the Armed Forces Day Parade which will be used this year for something else.

MOTION: Councilmember Scotto moved to accept the budget with the revisions as stated above. Councilmember Witkowsky seconded the motion and a roll call vote reflected unanimous approval with the following comments from Councilmembers:

Councilmember Witkowsky reported that she and her colleagues had spent hours looking at the best way to balance the budget with the least amount of impact, and taking public input into consideration. She stated that she felt comfortable with the vote and she congratulated department heads for their hard work and also those in the audience who came to provide input as she felt that programs would not be visibly impacted by the changes.

Councilmember Lieu commended staff for coming forward with alternative scenarios which enabled a full balanced budget and he noted that two years ago the budget cycle was reduced by \$12 million and it was reduced by \$2 million this year with virtually no reduction of City services. Responding to an earlier question from an audience member, he asserted that the first priority of government is public safety and therefore there have been no cuts to public safety but rather it has been enhanced with six additional police officers added to the field. He reported that Torrance has the second best percentage decrease in violence in the nation and he asserted that crime reduction grows the economy. He added that the Class 1 rated Fire Department helps businesses purchase cheaper fire insurance making Torrance more friendly to businesses.

Mayor Walker indicated that the budget process is one way the Council, City Manager and staff serve the community, and residents should be proud of the end result. He commented on good communication between the departments and reiterated that he

had promised not to cut Police and Fire and he would not because safety is the backbone of the community.

Councilmember Mauno thanked the public, staff, City Manager's office, and department heads for the process and he noted that the Council was willing to look at all options made available. He agreed that public safety is a primary function of local government and a quality of life issue that they can not compromise. He acknowledged the importance of Community Development and asked that if additional funds come available that be an area to focus on.

RESOLUTION NO. 2005-41

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE ADOPTING THE TWO YEAR OPERATING BUDGET FOR THE 2005-2006 AND 2006-2007 FISCAL YEARS AS PROPOSED BY THE CITY MANAGER AND AMENDED BY THE CITY COUNCIL; AND ESTABLISHING THE ANNUAL APPROPRIATION FOR THE 2005-2006 FISCAL YEAR.

MOTION: Councilmember Scotto moved to adopt Resolution No. 2005-41 as amended. Councilmember McIntyre seconded the motion and a roll call vote reflected unanimous approval.

RESOLUTION NO. 2005-42

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE ESTABLISHING THE ANNUAL APPROPRIATION FOR THE SECOND YEAR (2005-2006) OF THE CITY'S 2005-2009 CAPITAL BUDGET.

MOTION: Councilmember Scotto moved to adopt Resolution No. 2005-42. Councilmember McIntyre seconded the motion and a roll call vote reflected unanimous approval.

Mayor Walker called a brief recess from 9:08 to 9:34 p.m.

11C. CITY'S APPROPRIATIONS LIMIT FOR FISCAL YEAR 2005-2006

Recommendation of the **Finance Director** that City Council adopt a **RESOLUTION** approving the City's appropriations limit for Fiscal Year 2005-2006 in the amount of \$706,757,125; and selection of the 2005-2006 percentage change over prior year of Per Capita Personal Income as the cost of living factor together with the increase in the City's population as the annual adjustment factors for same fiscal year.

Finance Director Tsao noted there was a cap on the amount a city can spend in a given year and that Torrance is well below that limit.

MOTION: Councilmember Scotto moved to accept the staff recommendation. Councilmember Witkowski seconded the motion and a roll call vote reflected unanimous approval.

RESOLUTION NO. 2005-43

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE APPROVING THE 2005-2006 APPROPRIATIONS

LIMIT AND SELECTION OF THE ANNUAL ADJUSTMENT
FACTORS FOR THE SAME FISCAL YEAR.

MOTION: Councilmember Scotto moved to adopt Resolution No. 2005-43. Councilmember Nowatka seconded the motion and a roll call vote reflected unanimous approval.

11D. TORRANCE LIGHTING DISTRICT ASSESSMENTS FOR FISCAL YEAR 2005-2006

Recommendation of the **Community Development Director** that City Council adopt a **RESOLUTION** of Intention to levy assessments within the City of Torrance Lighting District No. 99-1 for Fiscal Year 2005-2006 which resets the public hearing from June 21, 2005 to July 12, 2005.

MOTION: Councilmember Scotto moved to accept the staff recommendation. Councilmember Witkowsky seconded the motion and a roll call vote reflected unanimous approval.

RESOLUTION NO. 2005-44

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE DECLARING ITS INTENTION TO LEVY AND COLLECT ASSESSMENTS WITHIN THE CITY OF TORRANCE LIGHTING DISTRICT NO. 99-1 FOR FISCAL YEAR 2005-2006 PURSUANT TO THE PROVISIONS OF PART 2 OF DIVISION 15 OF THE STREETS AND HIGHWAYS CODE AND AS PROVIDED BY ARTICLE XIID OF THE CALIFORNIA CONSTITUTION, APPOINTING A TIME AND PLACE FOR PUBLIC HEARING AND REPEALING RESOLUTION NO. 2005-34.

MOTION: Councilmember Scotto moved to adopt Resolution No. 2005-44. Councilmember McIntyre seconded the motion and a roll call vote reflected unanimous approval.

12. HEARINGS

12A. EAS04-00011, ZON04-00008, CUP04-00043, DVP04-00007, PRE04-00037, AND DIV04-00025 RE 25535-25557 HAWTHORNE BOULEVARD

Recommendation of the **Community Development Director** and the **Planning Commission** that City Council approve the appeal and take the following actions on property located in the Hillside Overlay District at 25535-25557 Hawthorne Boulevard:

- 1) Adopt a Negative Declaration;
- 2) Adopt an **ORDINANCE** approving a Zone Change to allow reclassification of the subject property from the Walteria District (WT) to the Hospital Medical District (HMD) of the HBCSP;
- 3) Adopt a **RESOLUTION** approving a Conditional Use Permit to allow the proposed assisted living use and to exceed a 0.6 Floor Area Ratio (FAR);
- 4) Adopt a **RESOLUTION** approving a Development Permit to allow construction within the Hawthorne Boulevard Corridor Specific Plan;
- 5) Adopt a **RESOLUTION** approving a Precise Plan of Development because the project is within the Hillside Overlay District;

- 6) Adopt a **RESOLUTION** approving a Division of Lot to allow the consolidation of four parcels into two parcels, one of which will be for the subject request and the other for a future commercial development and to include the merging of an undeveloped roadway (High Street) with this subdivision; and
- 7) Approve an **Ordinance Summary** for publication.

EAS04-00011, ZON04-00008, CUP04-00043, DVP04-00007, PRE04-00037, DIV04-00025 /SUNRISE SENIOR LIVING/CHERYL VARGO (SUBTEC)

Mayor Walker opened the public hearing at 9:39 p.m.

Planning Manager Isomoto presented a summary of the material of record and described surrounding areas noting that the applicant would like to retain the Specific Plan zoning while changing the sub-district designation from Walteria to Hospital Medical Dental (HMD) for the newly created southern parcel to allow the proposed use. The HMD designation primarily allows only health care uses and would allow a higher FAR as medically related uses typically require a larger amount of open space. The underlying Walteria development standards would continue to apply and no change in the General Plan designation is required as the proposed use is consistent with the General Commercial designation.

Planning Manager Isomoto indicated that elevation of the project would be four stories tall with a maximum height of 54 feet. Residents raised concerns at the Planning Commission meeting with regard to height, FAR, available parking and noise and dust related to construction but no objection to the proposed use itself. The Planning Commission unanimously (absent Commissioner La Bouff) passed a motion to approve the project with conditions to address construction concerns.

Roger Green, Sunrise Senior Living, provided background on his company and he presented the design for the project noting that they were under contract to purchase the land at Rolling Hills Road and Hawthorne Boulevard. He added that Torrance was selected due to its high concentration of seniors and the high demand in the community now and in the future.

Cheryl Vargo summarized community outreach efforts and project details reminding the Council that a year ago they had requested that the project be exempt from the moratorium and based on the support for the project received from the community they proceeded with the project. Originally C-2 zoning was suggested but based on community concerns they thought it would be best to file the application and proceed with community outreach with a presentation of the project explaining what they were hoping to achieve.

Ms. Vargo stated that they did not feel that they were seeking a zone change as the project remains part of the specific plan, and they are requesting a change in the sub-district classification from Walteria to HMD which is consistent with the re-designation of the property that they are seeking under the Hawthorne Boulevard Corridor Specific Plan (HBCSP).

Ms. Vargo pointed out that high demand for senior care and addressed the high FAR noting that 56% of the total area was devoted to private areas, sleeping rooms, and 22% of the total square footage is devoted to large community rooms, dining rooms, kitchens, and common spaces to create a home-like environment.

Ms. Vargo pointed out that although the project falls within the hillside overlay it is the last property in the area and is surrounded on two sides by hillside. She added that the building would be nestled in an appropriate area divided by single family residences and professional office buildings and she pointed out that the site is not a viable commercial site and although it is pedestrian friendly, retail would not fit in with the Walteria plan.

Responding to Councilmember Nowatka, Ms. Vargo indicated that 18-20 staff members work at any one time and the remaining 18-22 parking spaces are available for visitors. She added that the busiest time of day for staff is between 11:00 am and 3:00 pm and most visitors usually come before work or after work, on weekends and on holidays. She pointed out that part of the staff is administration there so they are in from 8:00 am to 5:00 pm and she pointed out that most Sunrise facilities are similar in size so the numbers are well established.

Ms. Vargo, responding to an inquiry from Councilmember Nowatka, indicated that the code only requires 35 parking spaces but they have provided two additional spaces. She reported concern by the Planning Commission about parking being unavailable on Hawthorne Boulevard so there is a condition for special events that off-site parking arrangements be made for employees who would be shuttled to the facility but those arrangements have not yet been made.

Responding to Councilmember Nowatka, Mr. Green indicated that extensive soil testing had been conducted on the property and Shell has been contacted as the former operator of the property since soil analysis has identified contaminants in the soil. He assured the Council that the soil would be cleaned up before the property is developed noting that they are working with the Torrance Fire Department and Shell Oil.

Fire Chief Bongard indicated that Los Angeles County would have to sign off indicating that the site is buildable before permits could be issued.

Councilmember Witkowsky felt that the project was well planned and had questions about available ambulance access. Ms. Vargo explained that the project was designed for ambulances to pull into the main entrance and vehicles could circle and come back out to a signalized intersection at Rolling Hills Road.

Councilmember Witkowsky expressed concern with firefighter access in the event of an incident on the mountain side and Fire Chief Bongard indicated that the facility would be required to meet all fire codes.

Responding to concerns from Councilmember Scotto regarding cars exiting onto Hawthorne Boulevard, Ms. Vargo explained that Sunrise did not have plans for other construction in the back but the City wanted a street designed. She added that a secondary driveway on the southerly end is provided for loading services to the facility including furniture and food delivery.

Planning Manager Isomoto pointed out that there are a couple of existing driveways and staff had requested that the driveway be placed as far to the south as possible for a better line of sight.

Councilmember Scotto expressed concern with trucks being able to turn around and come out on Rolling Hills Road and Planning Manager Isomoto indicated that had been designed as a secondary means of access to the property should it be necessary.

Ms. Vargo reported concerns with possible noise from emergency calls to the facility and Chief Carter did an analysis based on facilities in the City which indicated an average of 5-6 calls per month which they felt was a nominal amount. Sunrise also checked with their facilities and their average calls per month are also about 5.

Roberta Weaver, Rancho Palos Verdes, expressed support for the project as it would benefit the whole of the South Bay.

Kimberly Stroud, Rolling Hills Estate, reported positive experiences with Sunrise facilities and expressed support for the project.

Roy Weatherup, an attorney with Lewis, Brisbois, Biscaard & Smith, representing DNM7, a partnership that has title to Butcher Hill acknowledged the merits of the proposal and indicated that his client has no opposition unless it is proposed for land they own. He provided a brief history explaining the complex land issue dating back to the 19th century noting that the title issue has been a barrier to development for both Mr. Fitzpatrick and the Butcher family and past efforts to resolve the dispute had failed. He asserted that the problem of the title should be resolved before the project is approved and he expressed surprise that a letter Mr. Butcher had written to the Planning Department on May 16 outlining his position with regard to the project was not part of the materials.

Mayor Walker asserted that the longstanding dispute would be handled as a civil matter and he clarified that the Council was making a planning decision and other parties would resolve the ownership dispute.

Planning Manager Isomoto clarified that the Butcher letter was included in the packet on pages 73-75

Miriam Gray, Nearcliff, expressed support for the project and felt it would improve the area.

Ron Goldman, Oakwood Lane, expressed concerns about Alzheimer's patients wandering onto Hawthorne Boulevard and about parking issues created during the change of shifts for the health care workers. He questioned whether the City would be held liable for possible toxic effects from the soil at the gasoline station and reported that he had attended a meeting of the California Department of Toxic Substances where he learned that a plume of toxic material runs down Hawthorne Boulevard from the landfill at Rolling Hills Estates and Hawthorne Boulevard. He felt it important that those in the facility are aware of the issues so the City does not get sued.

Pat Furey, President of North Torrance Homeowners Association speaking for on behalf of a coalition of homeowners associations in Torrance reported meeting with Ms. Vargo and Mr. Green earlier in the year. He noted that while the coalition did not take a position because the project is not residential development, they have many concerns with the project, including the request for a zone change while the General Plan update is in progress, the FAR exception, the consolidation of parcels, the height variance and the lack of necessary parking as well as with the troubling geological issues, and environmental issues. He reported that their deepest concern was that the coalition had

been asked by staff and the Council to take on an advisory role but had no input in the planning stage of the project being proposed. He added that they were asked for input and for their concerns but nothing changes as projects are completed before they are brought to them for consideration. He suggested that if developers wish to meet with the coalition they do it in the early stages and ask for input rather than simply presenting the final version.

Steve Warner, Delos Drive, lives in the hillside overlay area and related his experience remodeling his home noting that there were many requirements he had to meet and he added that some of his neighbors had been denied permits for being slightly over the FAR. He found it disturbing that residents have problems getting permits to expand their homes for their families but developers are able to do it by changing the zoning and he asked that the moratorium be taken into account even though it does not fit here.

Ms. Vargo asserted that the situation was different because the overlay is to protect homeowner property rights related to privacy, sunlight and view where a close neighbor could create a serious impact and that does not apply in this situation. She asserted that the proposed project did not belong in the overlay as there is no other landowner that could be impacted by the property and therefore hillside conditions do not apply. She also did not feel the FAR or height limitations to be applicable and she felt the project warranted a change to the specific plan sub-district. She added that a significant amount of the FAR is used to house activities that most people would do outdoors but seniors don't want to be out in the sun so many amenities are in enclosed buildings. With regard to the issue of the challenge on the title, she agreed that it was a civil matter and not a matter for the City Council.

Responding to an inquiry from Councilmember McIntyre regarding the toxic plume, Ms. Vargo explained that at the base of the park there are a significant amount of monitors checking the water quality and emissions from the prior landfill.

Mayor Walker asserted that the area would be well scrutinized between regional controls and City requirements.

Ms. Vargo reported that area had been thoroughly tested and there were no toxins at the property related to the landfill. She added that Sunrise would not develop the site if it did not meet necessary standards.

Mayor Walker stated that every gas station location has a certain amount of leakage.

MOTION: At 10:36 p.m. Councilmember Witkowsky moved to close the public hearing. Councilmember McIntyre seconded the motion and a roll call vote reflected unanimous approval.

Councilmember Witkowsky expressed excitement that Torrance would have this type of housing available and cited the need for the well thought out facility. She commented that Alzheimer's patients are usually housed on the top floor to keep them secure and she added that the open space for amenities spoke highly of the building.

MOTION: Councilmember Witkowsky moved to concur with the staff recommendation. Councilmember Mauno seconded the motion and the discussion continued.

Councilmember Mauno felt the questions raised by the coalition were fair. He pointed out that Torrance had specific building codes that must be followed to address geological issues and he felt comfortable that if the Building Department approved the project it would be OK. With regard to environmental issues he noted that the City had very restrictive conditions on land use and when there is contamination of the soil, extensive tests have to be made with any detected contamination having to be dealt with. He noted that clean up of contaminated soil is costly and he viewed the project as a good opportunity to clean up an old gas station site.

Councilmember Mauno also pointed out that the project was a good example of how cities change with an old gas station and shopping center converted to a new use to take care of an aging population. He expressed support for the comments brought to the Council but felt that the zone change was appropriate as consolidation of parcels is a fact of life as communities change.

Councilmember Lieu agreed and noted that the project has a higher FAR because it has good amenities, a bistro, a spa, nursing stations and open space within the facility and he felt it made no sense to compare the project to a housing FAR. He stated that he wanted to second Councilmember Witkowsky's motion.

Councilmember Nowatka agreed that FAR should not be the concern in this instance but expressed concern with parking. While he acknowledged that communities do change, he noted that there can be problems when change occurs too quickly and that is what resulted in the moratorium. He disagreed with statements indicating that the project did not fit under the moratorium which covers residential, commercial and industrial development and he pointed out that the project required a zone change and he would therefore vote against it.

Councilmember McIntyre supported the project and believed it to be exempt from the moratorium. She felt the transitional care facility would be well run based on Sunrise's track record and that the project suited the site. She encouraged concerned citizens to visit other Sunrise facilities and she agreed with Mr. Furey that the coalition had been consulted late in the project noting that since he has raised the issue, earlier contact will ensue in the future.

Mayor Walker felt the proposed project was a vast improvement on the current use and he did not see any negatives on the project which he asserted would enhance the community. He commented on the fact that Mr. Furey had indicated that the coalition had not taken a position but then proceeded to list concerns.

Mayor Walker reported that the project was unanimously supported by staff and the Planning Commission and he felt it would be wrong to let anything interfere with the development of the project as the aging community needs a facility like this.

A roll call vote was taken on the motion: AYES: Councilmembers Lieu, Mauno, McIntyre, Witkowsky and Mayor Walker. NOES: Councilmembers Nowatka and Scotto. Motion passed.

ORDINANCE NO. 3666

AN ORDINANCE OF THE CITY COUNCIL OF THE CITY OF
TORRANCE AMENDING DIVISION 9 OF THE TORRANCE

MUNICIPAL CODE TO RECLASSIFY CERTAIN PROPERTY LOCATED AT 25535 HAWTHORNE BOULEVARD FROM HBCSP-WT (HAWTHORNE BOULEVARD CORRIDOR SPECIFIC PLAN ZONE- WALTERIA SUB-DISTRICT) TO HBCSP-HMD (HAWTHORNE BOULEVARD CORRIDOR SPECIFIC PLAN ZONE- HOSPITAL MEDICAL DISTRICT.)

MOTION: Councilmember Witkowsky moved to adopt Ordinance No. 3666. Councilmember Lieu seconded the motion and a roll call vote reflected approval with Councilmembers Nowatka and Scotto voting no.

RESOLUTION NO. 2005-45

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE APPROVING A CONDITIONAL USE PERMIT AS PROVIDED FOR IN DIVISION 9, CHAPTER 5, ARTICLE 1 OF THE TORRANCE MUNICIPAL CODE TO ALLOW THE CONSTRUCTION AND OPERATION OF AN ASSISTED LIVING FACILITY WITH SUBTERRANEAN PARKING ON PROPERTY LOCATED IN THE HILLSIDE OVERLAY DISTRICT IN THE HBCSP-HMD ZONE AT 25535-25557 HAWTHORNE BOULEVARD

MOTION: Councilmember Witkowsky moved to adopt Resolution No. 2005-45. Councilmember Lieu seconded the motion and a roll call vote reflected approval with Councilmembers Nowatka and Scotto voting no.

RESOLUTION NO. 2005-46

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA APPROVING A DEVELOPMENT PERMIT TO ALLOW THE CONSTRUCTION OF AN ASSISTED LIVING FACILITY WITH SUBTERRANEAN PARKING ON PROPERTY LOCATED IN THE HILLSIDE OVERLAY DISTRICT IN THE HBCSP-HMD ZONE AT 25535-25557 HAWTHORNE BOULEVARD

MOTION: Councilmember Witkowsky moved to adopt Resolution No. 2005-46. Councilmember Lieu seconded the motion and a roll call vote reflected approval with Councilmembers Nowatka and Scotto voting no.

RESOLUTION NO. 2005-47

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA APPROVING A PRECISE PLAN OF DEVELOPMENT AS PROVIDED FOR IN DIVISION 9, CHAPTER 1, ARTICLE 41 OF THE TORRANCE MUNICIPAL CODE TO ALLOW THE CONSTRUCTION OF AN ASSISTED LIVING FACILITY ON PROPERTY LOCATED IN THE HILLSIDE OVERLAY DISTRICT IN THE HBCSP-HMD ZONE AT 25535-25557 HAWTHORNE BOULEVARD

MOTION: Councilmember Witkowsky moved to adopt Resolution No. 2005-47. Councilmember Lieu seconded the motion and a roll call vote reflected approval with Councilmembers Nowatka and Scotto voting no.

RESOLUTION NO. 2005-48

A RESOLUTION OF THE CITY COUNCIL OF THE CITY OF TORRANCE, CALIFORNIA APPROVING A DIVISION OF LOT AS PROVIDED FOR IN DIVISION 9, CHAPTER 2, ARTICLE 29 OF THE TORRANCE MUNICIPAL CODE TO ALLOW FOUR LOTS AND PORTIONS OF AN UNDEVELOPED ROADWAY TO BE CONSOLIDATED INTO TWO PARCELS ON PROPERTY LOCATED IN THE HILLSIDE OVERLAY DISTRICT IN THE HBCSP-HMD ZONE AT 25535-25557 HAWTHORNE BOULEVARD

MOTION: Councilmember Witkowsky moved to adopt Resolution No. 2005-48. Councilmember Lieu seconded the motion and a roll call vote reflected approval with Councilmembers Nowatka and Scotto voting no.

Mayor Walker received clarification that the Ordinance Summary was included in the original motion.

NOTE: Councilmember Nowatka stated under Orals that his vote against the project was due to his support of the moratorium.

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The Torrance Redevelopment Agency met from 10:54 p.m. to 10:56p.m.

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16. ORAL COMMUNICATIONS

16A. City Manager Jackson observed that the budget process as presented was an honest and true recommendation made by the budget review team with Assistant City Manager Giordano putting together many of the concepts.

16B. Councilmember Lieu commended former Councilmember Don Lee who was recently inaugurated as Chairman of the Torrance Chamber of Commerce and he congratulated outgoing Chair Fong.

16C. Councilmember Lieu congratulated George Nakano on the dedication of the Stage 2 Theater named in his honor.

16D. Councilmember Mauno echoed congratulations to George Nakano.

16E. Councilmember McIntyre announced the kick off of the library's summer reading program, Library Super Heroes, with an appearance by Spiderman at the Katy Geissert Civic Center Library on Friday, June 24 at 4:00 pm.

16F. Councilmember McIntyre announced a meeting of the Ad Hoc Rose Float Committee in the Third Floor meeting room on Tuesday, June 28 at 4:30 p.m.

16G. Councilmember Nowatka congratulated staff on the budget, noting that if additional resources become available improvements will be considered.

16H. Councilmember Scotto announced the Torrance Cultural Arts Center Foundation Gala on Friday, June 24 with tickets available at 533-9365.

16I. Councilmember Witkowsky reported enjoying attending the symphony performance last Saturday.

16J. Councilmember Witkowsky congratulated the Torrance Historical Society for its recent newsletter announcing summer fun events including All American Cruising 50s on Thursday, July 16 in front of the museum at Post and Cravens from 6 p.m. to 9 p.m.

16K. Mayor Walker commended staff for their hard work on the budget and he made comparisons to other cities in dire difficulties.

16L. Janet Payne, on behalf of the Torrance Historical Society, thanked the Council for approving item 7E, grant funding from the Cultural Arts Commission noting that they had applied for it under an art history project. She also thanked Councilmember Witkowsky for recognizing the Historical Society noting they would be honoring heroes in August.

16M. Pat Furey, Cranbrook Avenue, noted the drop in crime in Torrance and commented on a recent Los Angeles Times article as noted by Councilmember Lieu. He expressed concern with a mass email sent out June 20 that contained a virus and he requested that they make sure items are virus scanned. Mayor Walker stated that there had been no virus that he was aware of.

16N. Bonne Mae Barnard, Gramercy, thanked everyone who has contributed pictures to the pictorial book on the history of Torrance, indicated that she still needed more pictures and provided her contact information: 310-320-0269 and www.savehistorictorrance.com.

17. EXECUTIVE SESSION

Considered previously.

18. ADJOURNMENT

At 11:15 p.m., the meeting was adjourned to Tuesday, June 28, 2005, at 5:30 p.m. for an executive session, with the regular meeting commencing at 7:00 p.m. in the Council Chambers.

Attest:

Mayor of the City of Torrance

Sue Herbers, CMC
City Clerk of the City of Torrance

Approved on October 11, 2005